

Minutes of State Level Appraisal Committee & State Level Sanctioning and Monitoring Committee Meeting held at Chamber of Secretary, LSG(Urban) Department on 2.3.2016

Ministry of Housing and Urban Poverty Alleviation (MoHUPA) has launched Housing for All- Urban scheme (PMAY) with the mandate of providing housing for all by 2022. The scheme is being implemented in 14 Urban Local Bodies in the State with Urban Housing Mission as the State Level Nodal Agency.

Government has constituted State Level Sanctioning and Monitoring Committee vide G.O (Rt) No.3858/2015/LSGD dated 28.12.2015 under the Chairmanship of Principal Secretary, LSGD and State Level Appraisal Committee under the chairmanship of Secretary, LSG(Urban) Department. The SLSMC is responsible for reviewing and monitoring the overall implementation of the scheme in the state and providing approval for Housing for All Plan of Action (HFAPoA), Annual Implementation Plan (AIP), Detailed Project Reports (DPR), Annual Quality Monitoring Plans. The SLAC is responsible for the techno-economic appraisal of proposals submitted by the Urban Local Bodies. A joint meeting of SLAC and SLSMC was convened on 2.3.2016 to appraise and approve the projects submitted by the corporation.

The HFAPoAs and Detailed Project Reports under the vertical beneficiary led construction of the following 7 Urban Local Bodies approved by the respective councils were placed before the committee.

1. Kasargode
2. Kannur
3. Kalpetta
4. Malappuram
5. Palakkad
6. Thrissur
7. Pattanamthitta

HFAPoAs and DPRs under beneficiary led construction model were appraised by the State Level Appraisal Committee and based on the same, the committee has taken the following decisions,

1. The committee has approved the HFAPoAs and DPRs submitted by Kasargode, Kannur, Kalpetta, Malappuram, Palakkad, Thrissur and Pattanamthitta and decided to forward the same to Ministry of Housing and Poverty Alleviation for approval.

2. The committee has decided to bear the state share of HFAPoAs and DPRs of approved projects.

3. Urban Local Bodies has requested to enhance the area from 30sq.m to 60sq.m in the case of certain beneficiaries. Urban local bodies have examined the genuineness and recommended the area enhancement. Accordingly, considering the Kerala context State Level Appraisal Committee and State Level Sanctioning and Monitoring Committee has examined the matter and approved the area enhancement

3. The details of approved projects are as follows,

Palakkad

1. The HFAPoA of Palakkad Municipality to the tune of Rs.13889lakhs catering 7424 beneficiaries has been approved by the committee. The council meeting of Palakkad Municipality held on 4.3.2016 has approved the same.

The following intervention strategies have been identified by Palakkad Municipality under PMAY,

- Affordable housing in Partnership
- Beneficiary led construction
- Affordable Housing through Credit linked subsidy.
- First vertical, viz in situ slum development using land as a resource with private participation in Palakkad Municipality is not feasible since, majority of slums are untenable and situated along the road side or water bodies.

Component	No:of beneficiaries	Central (lakhs)	State	ULB	Beneficiary	Total
Affordable Housing in Partnership	3077	4615.5	1538.5	1538.5		7692
Credit linked subsidy	1562	425				425
In-situ slum development	0					0
Beneficiary led individual construction/enhancement	2785	2886	962	1077	847	5772
Total	7424	7926.5	2500.5	2615.5	847	13889

2.The Detailed Project Report of Palakkad Municipality under the component Beneficiary led Construction to the tune of 38715 lakhs catering 1627 beneficiaries has been approved by the committee. Details are as follows,

Component	No:of beneficiaries	Total Project Cost(lakhs)
New	1057	3171
Enhancement	570	7005
Total	1627	38715

KALPETTA

1.The HFAPoA ofKalpettaMunicipality to the tune of Rs 4657 Lakhs catering 2002 beneficiaries has been approved by the committee. The council meeting of KalpettaMunicipality held on20.2.2016has approved the same.

The following intervention strategies have been identified by KalpettaMunicipality under PMAY,

- Affordable housing in Partnership
- Beneficiary led construction
- Affordable Housing through Credit linked subsidy.

- First vertical, viz in situ slum development using land as a resource with private participation in Kalpetta Municipality is not feasible since, majority of slums are untenable and situated along the road side or water bodies.

Component	No:of beneficiaries	Central (lakhs)	State (lakhs)	ULB	Beneficiary	Total (lakhs)
Affordable Housing in Partnership	188	282	94	94		470
Credit linked subsidy	227	412				412
In-situ slum development	0					
Beneficiary led individual construction/enhancement	1587	1888	629	680	578	3775
Total	2002	2582	723	774	578	4657

2.The Detailed Project Report of Kalpetta Municipality under the component Beneficiary led Construction to the tune of 3775.2 Lakhs catering 1587 beneficiaries has been approved by the committee. Details are as follows,

Component	No:of beneficiaries	Total Project Cost(lakhs)
New	1031	3093
Enhancement	556	682.2
Total	1587	3775.2

KANNUR CORPORATION

1. The HFAPoA of Kannur Corporation to the tune of Rs13254 Lakhs catering 5329 beneficiaries has been approved by the committee. The council meeting of Kannur Corporation held on 24.2.2016 has approved the same.

The following intervention strategies have been identified by Kannur Corporation under PMAY,

- Affordable housing in Partnership
- Beneficiary led construction
- Affordable Housing through Credit linked subsidy.
- First vertical, viz in situ slum development using land as a resource with private participation in Kannur Corporation is not feasible since, majority of slums are untenable and situated along the road side or water bodies.

Component	No:of beneficiaries	Central	State	ULB	Beneficiary	Total Cost(Lakhs)
Affordable Housing in Partnership	1150	1725	575	575	0	2875
Credit linked subsidy	829	1472.4	0	0	0	1472.4
In-situ slum development	0	0	0	0	0	0
Beneficiary led individual construction/enhancement	3350	4453.4	1484.5	1536.8	1432.1	8906.9
Total	5329	7650.8	2059.5	2111.8	1432.1	13254.4

2. The Detailed Project Report of Kannur Corporation under the component Beneficiary led Construction to the tune of 3648 Lakhs catering 3350 beneficiaries has been approved by the committee

Component	No:of beneficiaries	Total Project
New	2651	7953
Enhancement	699	953.97
Total	3350	8906.9

KASARGOD MUNICIPALTY

1.The HFAPoA ofKasargod Municipality to the tune of Rs.4547.2 Lakhs catering 2128 beneficiaries has been approved by the committee. The council meeting of Kasargod Municipality held on 24.2.2016 has approved the same.

The following intervention strategies have been identified by Kasargod Municipality under PMAY,

- Affordable housing in Partnership
- Beneficiary led construction
- Affordable Housing through Credit linked subsidy.
- First vertical, viz in situ slum development using land as a resource with private participation in KasargodMunicipality is not feasible since, majority of slums are untenable and situated along the road side or water bodies.

Component	No.of beneficiaries	Central	State	ULB	Beneficiary	Total Cost(Lakhs)
Affordable Housing in Partnership	0	0	0	0	0	0
Credit linked subsidy	113	354.50				143.2
In-situ slum development						
Beneficiary led individual construction/enhancement	2015	2202	734	745	723	4404
Total	2128	2556.5	734	745	723	4547.2

2. The Detailed Project Report of KasargodMunicipality under the component Beneficiary led Construction to the tune of 4404 Lakhs catering 2015 beneficiaries has been approved by the committee

Component	No:of beneficiaries	Total Project
New	951	2853
Enhancement	1064	1551
Total	2015	4404

MALAPPURAM

1.The HFAPoA of Malappuram Municipality to the tune of Rs.7235.53 Lakhs catering 4329 beneficiaries has been approved by the committee. The council meeting of Malappuram Municipality held on 24.2.2016 has approved the same.

The following intervention strategies have been identified by Malappuram Municipality under PMAY,

- Affordable housing in Partnership
- Beneficiary led construction
- Affordable Housing through Credit linked subsidy.
- First vertical, viz in situ slum development using land as a resource with private participation in Malappuram Municipality is not feasible since, majority of slums are untenable and situated along the road side or water bodies.

Component	No:of beneficiaries	Central	State	ULB	Beneficiary	Total
Affordable Housing in Partnership						
Credit linked subsidy	161	354.50				354.50
In-situ slum development						
Beneficiary led individual construction/enhancement	4168	3440.01	1146.8	1162.00	1130.60	6880.53
Total	4329	3794.51	1146.8	1162	1130.6	7235.03

2.The Detailed Project Report of Malappuram Municipality under the component Beneficiary led Construction to the tune of 6880.53 Lakhs catering 4168 beneficiaries has been approved by the committee

Component	No:of beneficiaries	Total Project Cost (Lakhs)
New	1330	3990.00
Enhancement	2838	2890.53
Total	4168	6880.53

Pathanamnitta

MALAPPURAM

1.The HFAPoA of Malappuram Municipality to the tune of Rs.7235.53 Lakhs catering 4329 beneficiaries has been approved by the committee. The council meeting of Malappuram Municipality held on 24.2.2016 has approved the same.

The following intervention strategies have been identified by Malappuram Municipality under PMAY,

- Affordable housing in Partnership
- Beneficiary led construction
- Affordable Housing through Credit linked subsidy.
- First vertical,viz in situ slum development using land as a resource with private participation in Malappuram Municipality is not feasible since, majority of slums are untenable and situated along the road side or water bodies.

Component	No:of beneficiaries	Central	State	ULB	Beneficiary	Total
Affordable Housing in Partnership						
Credit linked subsidy	161	354.50				354.50
In-situ slum development						
Beneficiary led individual construction/enhancement	4168	3440.01	1146.8	1162.00	1130.60	6880.53
Total	4329	3794.51	1146.8	1162	1130.6	7235.03

2.The Detailed Project Report of Malappuram Municipality under the component Beneficiary led Construction to the tune of 6880.53 Lakhs catering 4168 beneficiaries has been approved by the committee

Component	No:of beneficiaries	Total Project Cost (Lakhs)
New	1330	3990.00
Enhancement	2838	2890.53
Total	4168	6880.53

Pathanamnitta

MALAPPURAM

1. The HFAPoA of Malappuram Municipality to the tune of Rs.7235.53 Lakhs catering 4329 beneficiaries has been approved by the committee. The council meeting of Malappuram Municipality held on 24.2.2016 has approved the same.

The following intervention strategies have been identified by Malappuram Municipality under PMAY,

- Affordable housing in Partnership
- Beneficiary led construction
- Affordable Housing through Credit linked subsidy.
- First vertical, viz in situ slum development using land as a resource with private participation in Malappuram Municipality is not feasible since, majority of slums are untenable and situated along the road side or water bodies.

Component	No:of beneficiaries	Central	State	ULB	Beneficiary	Total
Affordable Housing in Partnership						
Credit linked subsidy	161	354.50				354.50
In-situ slum development						
Beneficiary led individual construction/enhancement	4168	3440.01	1146.8	1162.00	1130.60	6880.53
Total	4329	3794.51	1146.8	1162	1130.6	7235.03

2. The Detailed Project Report of Malappuram Municipality under the component Beneficiary led Construction to the tune of 6880.53 Lakhs catering 4168 beneficiaries has been approved by the committee

Component	No:of beneficiaries	Total Project Cost (Lakhs)
New	1330	3990.00
Enhancement	2838	2890.53
Total	4168	6880.53

Pathanamnitta

1. The HFAPoA of Pathanamthitta Municipality to the tune of Rs.5424.85 Lakhs catering 2096 beneficiaries has been approved by the committee. The council meeting of Pathanamthitt Municipality held on 24.2.2016 has approved the same.

The following intervention strategies have been identified by Pathanamthitt Municipality under PMAY,

- Affordable housing in Partnership
- Beneficiary led construction
- Affordable Housing through Credit linked subsidy.
- First vertical, viz in situ slum development using land as a resource with private participation in Pathanamthitt Municipality is not feasible since, majority of slums are untenable and situated along the road side or water bodies.

Component	No:of beneficiaries	Central	State	ULB	Beneficiary	Total
Affordable Housing in Partnership						
Credit linked subsidy	269	578.20				578.20
In-situ slum development						
Beneficiary led individual construction/enhancement	1827	2423.36	807.83	821.83	793.83	4846.85
Total	2096	3001.56	807.83	821.83	793.83	5425.05

2. The Detailed Project Report of Pathanamth Municipality under the component Beneficiary led Construction to the tune of 4846.85 Lakhs catering 4168 beneficiaries has been approved by the committee

Component	No:of beneficiaries	Total Project(Lakhs)
New	1374	1315.85
Enhancement	453	3531
Total	4168	4846.85

Thrissur

1.The HFAPoA of Thrissur Corporation to the tune of Rs. 9267.1 lakhs catering beneficiaries has been approved by the committee.The council meeting of Thrissur Municipality held on has approved the same.

The following intervention strategies have been identified by Thrissur Corporation under PMAY,

- Affordable housing in Partnership
- Beneficiary led construction
- Affordable Housing through Credit linked subsidy.
- First vertical,viz in situ slum development using land as a resource with private participation in is not feasible since, majority of slums are untenable and situated along the road side or water bodies.

Component	No:of beneficiaries	Central (lakhs)	State	ULB	Beneficiary	Total
Affordable Housing in Partnership	2260	3390	1130	1130		5650
Credit linked subsidy	700	177.8				177.8
In-situ slum development	0	0	0	0	0	0
Beneficiary led individual construction/enhancement	1659	1719.6	573.2	582.4	564.1	3439.3
Total	4619	5287.4	1703.2	1712.4	564.1	9267.1

2.The Detailed Project Report of Thrissur Municipality under the component Beneficiary led Construction to the tune of 3439.23 lakhs catering 1659 beneficiaries has been approved by the committee. Details are as follows,

Component	No:of beneficiaries	Total Project Cost(lakhs)
------------------	----------------------------	----------------------------------

New	684	2640
Enhancement	969	799
Total	1653	3439.23

The meeting was concluded by 12 Noon.

G
11/3/2016
Secretary

Local Self Governmnet(Urban)Department

11/3/16
CP21/16/1

A P M MOHAMMED HANISH IAS
Secretary to Government
LSG (Urban Affairs) & Public Works Dept.
Government of Kerala
Thiruvananthapuram